

BY COURIER/E-MAIL

Ref. No.: ARC-15333/G0100XXIII

November 15, 2022

To,

- 1. CHETAN PRAKASH BOKOLIYA
PROPRIETOR
GORAV POLYMERS
P. NO. 4, GANGA VIHAR COLONY
UDAIPUR ROAD, SEDRIA, BEAWAR
AJMER-305901, RAJASTHAN**

ALSO AT:-

**CHETAN PRAKASH BOKOLIYA
MASUDA ROAD, BOKOLIYA COLONY
BEAWAR - 305901, RAJASTHAN**

ALSO AT:-

**CHETAN PRAKASH BOKOLIYA
PLOT NO. 130, KH. NO. 875, BAKOLIYA COLONY
VILLAGE GADDI THORIYAN, BEAWAR
AJMER - 305901, RAJASTHAN**

- 2. GOURAV KUMAR BOKOLIYA
MASUDA ROAD, BOKOLIYA COLONY
BEAWAR-305901, RAJASTHAN**

ALSO AT:-

**GOURAV KUMAR BOKOLIYA
PROPRIETOR
CHETAK PAINTS & FOOTWEAR
#37, RAMDWARA MARKET
OUTSIDE AJMERI GATE
BEAWAR-305901, RAJASTHAN**

ALSO AT:-

**GOURAV KUMAR BOKOLIYA
PLOT NO. 130, KH. NO. 875, BAKOLIYA COLONY
VILLAGE GADDI THORIYAN, BEAWAR
AJMER - 305901, RAJASTHAN**

- 3. MANJU DEVI
MASUDA ROAD, BOKOLIYA COLONY
BEAWAR - 305901, RAJASTHAN**



ASSETS CARE & RECONSTRUCTION ENTERPRISE LTD.

Registered & Corporate Office : 2nd Floor, Mohan Dev Building, 13, Tolstoy Marg, New Delhi-110001 Tel : 91-11-43115600 Fax : 91-11-43115618
Branch Office : Unit No. : 1504, B Wing, One BKC, Radius Developers, Plot No. : C-66, G-Block, Bandra Kurla Complex, Mumbai – 400051 Tel.: 022 68643101

ALSO AT:-
MANJU DEVI
PLOT NO. 130, KH. NO. 875, BAKOLIYA COLONY
VILLAGE GADDI THORIYAN, BEAWAR
AJMER - 305901, RAJASTHAN

E-MAIL ID: - chetanprakash850@gmail.com

SUB.: NOTICE OF SALE UNDER RULE 8(6) READ WITH RULE 9(1) AND PROVISIO
THERETO OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002 FOR THE
PROPERTY BEING PLOT NO. 130, KH. NO. 875, BAKOLIYA COLONY, VILLAGE GADDI
THORIYAN, BEAWAR, AJMER-305901 (more particularly described in Schedule 'A'
attached herewith).

RE.: LOAN ACCOUNT No. G0100XXIII [OLD LOAN ACCOUNT No. HLAPAJM00435135, WITH
INDIABULLS HOUSING FINANCE LTD.]

DEAR MA'AM/ SIR,

At the very outset, it is stated that Loan Account No. **HLAPAJM00435135** with Indiabulls Housing Finance Ltd. ("**IHFL**"), originator of financial facility, along with all right(s), title(s), interest(s), underlying security(ies), pledge(s) and/ or guarantee(s) has been assigned to **Indiabulls Asset Reconstruction Co. Ltd. ("Secured Creditor")** vide Assignment Agreement dated **31.12.2021**, bearing new Loan Account No. **G0100XXIII**. The said Loan Account was further assigned by IARCL to **Assets Care & Reconstruction Enterprise Ltd. ("Secured Creditor")** acting as a **Trustee of ACRE-102-Trust** vide Assignment Agreement dated **29.06.2022**. Thereby, the Secured Creditor has duly taken over the financial facility from IARCL and is thus, vested with all powers and entitled to recover its outstanding dues in terms of the Loan Agreement and other related loan document(s) and/ or enforcement of security interest in relation to the Mortgaged Property.

The Authorised Officer of the Secured Creditor hereby informs you that the proceedings for selling the Mortgaged Property (more particularly described in **Schedule-A** attached herewith) have already been initiated under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and that the **physical possession** of the Mortgaged Property had been taken by the Secured Creditor.

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The Authorised Officer of the Secured Creditor hereby serves on you this Notice of Sale of **15 days** day's regarding the Mortgaged Property being sold by way of Private Treaty strictly on “**as is where is**”, “**as is what is**” and “**whatever there is**” basis for a total recovery of **Rs. 52,47,065/ (Rupees Fifty Two Lakh Forty Seven Thousand Sixty Five only)** pending towards the captioned Loan Account, by way of outstanding principal, arrears (including accrued late charges) and interest till **14.11.2022** along with applicable future interest in terms of the Loan Agreements and other related loan document(s) w.e.f. **15.11.2022** along with legal expenses and other charges. The Minimum Sale Price for the Mortgaged Property will be **Rs. 47,00,000/- (Rupees Forty Seven Lakh only)**.

In view of the aforesaid, the Authorised Officer of the Secured Creditor is issuing this Notice of Sale in conformity with Rule 8(6) read with Rule 9(1) and Proviso Thereto of the Security Interest (Enforcement) Rules, 2002.

YOURS TRULY,



AUTHORISED OFFICER

ASSETS CARE & RECONSTRUCTION ENTERPRISE LTD.

TRUSTEE OF ACRE-102-TRUST

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SCHEDULE-A

(Description of Immovable Property)

PLOT NO. 130 ADMEASURING 453.65 SQ. YARDS. (59.3 X 68.11 X 1/9) SITUATED AT KHASRA NO. 875, "BAKOLIYA COLONY", VILLAGE - GADDI THORIYAN, TEHSIL BEAWAR, DISTRICT AJMER, RAJASTHAN.

BOUNDED AS:-

EAST : ROAD 25 FEET

WEST : OTHER'S LAND

NORTH : PLOT NO. 131

SOUTH : PLOT NO. 129

YOURS TRULY,



AUTHORISED OFFICER

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